

PHA 5-Year and Annual Plan

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB No. 2577-0226
Expires 4/30/2011

1.0	PHA Information PHA Name: Housing Authority of Columbus, Georgia PHA Type: <input type="checkbox"/> Small <input checked="" type="checkbox"/> High Performing <input type="checkbox"/> Standard <input type="checkbox"/> HCV (Section 8) PHA Fiscal Year Beginning: (MM/YYYY): 07/2011 PHA Code: GA004					
2.0	Inventory (based on ACC units at time of FY beginning in 1.0 above) Number of PH units: 1,656 Number of HCV units: 2,329					
3.0	Submission Type <input type="checkbox"/> 5-Year and Annual Plan <input checked="" type="checkbox"/> Annual Plan Only <input type="checkbox"/> 5-Year Plan Only					
4.0	PHA Consortium <input type="checkbox"/> PHA Consortium (Check box if submitting a joint Plan and complete table below.)					
	Participating PHAs	PHA Code	Program(s) Included in the Consortium	Programs Not in the Consortium	No. of Units in Each Program PH HCV	
	PHA 1:					
	PHA 2:					
	PHA 3:					
5.0	5-Year Plan. Complete items 5.1 and 5.2 only at 5-Year Plan update.					
5.1	Mission. State the PHA's Mission for serving the needs of low-income, very low-income, and extremely low income families in the PHA's jurisdiction for the next five years: * The mission of the Housing Authority of Columbus, Georgia is to be the foremost provider of quality, affordable housing in the Columbus region by developing, revitalizing, and managing contemporary housing communities, and providing other services in partnership with the community.					
5.2	Goals and Objectives. Identify the PHA's quantifiable goals and objectives that will enable the PHA to serve the needs of low-income and very low-income, and extremely low-income families for the next five years. Include a report on the progress the PHA has made in meeting the goals and objectives described in the previous 5-Year Plan.					
6.0	PHA Plan Update (a) Identify all PHA Plan elements that have been revised by the PHA since its last Annual Plan submission. (b) Identify the specific location(s) where the public may obtain copies of the 5-Year and Annual PHA Plan. For a complete list of PHA Plan elements, see Section 6.0 of the instructions. PHA's Main Administration Office Main administrative office of Local Government Public Library					
7.0	HOPE VI, Mixed Finance Modernization or Development, Demolition and/or Disposition, Conversion of Public Housing, Homeownership Programs, and Project-based Vouchers. Include statements related to these programs as applicable. A. Booker L. Washington (GA004-402) 392 units-HOPE VI/Mixed Finance Development Proposal-May 2010 Tentative Arbor Pointe Phase III-Mixed Finance Development/Project Based Vouchers-May 2010 Tentative (Relocation, Demolition, New Construction) B. Addition to Section E of the 5-Year Plan for 2010: The Housing Authority of Columbus, Georgia (HACG) is developing a mixed-income development at the former site of Baker Village. The new development, Arbor Pointe, will be developed in phases. The first phase will consist of 148 units (18 public housing units, 75 project based Section 8, 24 low-income housing tax credit units, and 31 market units). Phase II will be an additional 148 units with the unit mix identical to Phase I. Phase III will include a 120 unit Senior-only development. The Senior-only development will include additional project based Section 8 and public housing units. HACG plans to use "excess cash" reserves for the Phase III construction/permanent loan. HACG will lend these funds to the Phase III ownership entity. These transactions will follow regulations as outlined in the U.S. Housing Act Section 9(e)(1)(D) and under HUD's Operating Fund Financing Program. Second Increment RHH funds may also be a funding source for the development. C. Disposal of a small part of surplus real estate at 61412 Nicholson Terrace approximately 0.5596 acres, for development of approximately 8 affordable housing units.					
8.0	Capital Improvements. Please complete Parts 8.1 through 8.3, as applicable.					

8.1	Capital Fund Program Annual Statement/Performance and Evaluation Report. As part of the PHA 5-Year and Annual Plan, annually complete and submit the <i>Capital Fund Program Annual Statement Performance and Evaluation Report</i> , form HUD-50075.1, for each current and open CFP grant and CFFP financing.
8.2	Capital Fund Program Five-Year Action Plan. As part of the submission of the Annual Plan, PHAs must complete and submit the <i>Capital Fund Program Five-Year Action Plan</i> , form HUD-50075.2, and subsequent annual updates (on a rolling basis, e.g., drop current year, and add latest year for a five year period). Large capital items must be included in the Five-Year Action Plan.
8.3	<p>Capital Fund Financing Program (CFFP).</p> <p><input checked="" type="checkbox"/> Check if the PHA proposes to use any portion of its Capital Fund Program (CFP)/Replacement Housing Factor (RHF) to repay debt incurred to finance capital improvements.</p> <p>The Housing Authority of Columbus, Georgia plans to repay the total amount of the CFFP debt outstanding with excess cash reserves along with the debt reserve account including interest earned and 2010 CFP.</p>
9.0	Housing Needs. Based on information provided by the applicable Consolidated Plan, information provided by HUD, and other generally available data, make a reasonable effort to identify the housing needs of the low-income, very low-income, and extremely low-income families who reside in the jurisdiction served by the PHA, including elderly families, families with disabilities, and households of various races and ethnic groups, and other families who are on the public housing and Section 8 tenant-based assistance waiting lists. The identification of housing needs must address issues of affordability, supply, quality, accessibility, size of units, and location.
9.1	Strategy for Addressing Housing Needs. Provide a brief description of the PHA's strategy for addressing the housing needs of families in the jurisdiction and on the waiting list in the upcoming year. Note: Small, Section 8 only, and High Performing PHAs complete only for Annual Plan submission with the 5-Year Plan.
10.0	<p>Additional Information. Describe the following, as well as any additional information HUD has requested.</p> <p>(a) Progress in Meeting Mission and Goals. Provide a brief statement of the PHA's progress in meeting the mission and goals described in the 5-Year Plan.</p> <p>(b) Significant Amendment and Substantial Deviation/Modification. Provide the PHA's definition of "significant amendment" and "substantial deviation/modification."</p>
11.0	<p>Required Submission for HUD Field Office Review. In addition to the PHA Plan template (HUD-50075), PHAs must submit the following documents. Items (a) through (g) may be submitted with signature by mail or electronically with scanned signatures, but electronic submission is encouraged. Items (h) through (i) must be attached electronically with the PHA Plan. Note: Faxed copies of these documents will not be accepted by the Field Office.</p> <p>(a) Form HUD-50077, <i>PHA Certifications of Compliance with the PHA Plans and Related Regulations</i> (which includes all certifications relating to Civil Rights)</p> <p>(b) Form HUD-50070, <i>Certification for a Drug-Free Workplace</i> (PHAs receiving CFP grants only)</p> <p>(c) Form HUD-50071, <i>Certification of Payments to Influence Federal Transactions</i> (PHAs receiving CFP grants only)</p> <p>(d) Form SF-LLL, <i>Disclosure of Lobbying Activities</i> (PHAs receiving CFP grants only)</p> <p>(e) Form SF-LLL-A, <i>Disclosure of Lobbying Activities Continuation Sheet</i> (PHAs receiving CFP grants only)</p> <p>(f) Resident Advisory Board (RAB) comments. Comments received from the RAB must be submitted by the PHA as an attachment to the PHA Plan. PHAs must also include a narrative describing their analysis of the recommendations and the decisions made on these recommendations.</p> <p>(g) Challenged Elements</p> <p>(h) Form HUD-50075.1, <i>Capital Fund Program Annual Statement/Performance and Evaluation Report</i> (PHAs receiving CFP grants only)</p> <p>(i) Form HUD-50075.2, <i>Capital Fund Program Five-Year Action Plan</i> (PHAs receiving CFP grants only)</p>

Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary

PIA Name: Housing Authority of
Columbus, Georgia

Grant Type and Number
Capital Fund Program Grant No. CDA06PD04501011
Replacement Housing Factor Grant No.
Date of CFFP:

FY of Grant 2011
FFY of Grant Approval 2011

Type of Grant

☒ Original Annual Statement
☐ Performance and Evaluation Report for Period Ending:

☐ Revised Annual Statement (revision no:)
☐ Final Performance and Evaluation Report


Line	Summary by Development Account	Original	Total Estimated Cost	Revised ²	Obligated	Total Actual Cost ¹	Expended
1	Total non-CFFP Funds						
2	1406 Operations (may not exceed 20% of line 21) ³						
3	1408 Management Improvements	250,000					
4	1410 Administration (may not exceed 10% of line 21)	255,738					
5	1411 Audit						
6	1415 Liquidated Damages						
7	1430 Fees and Costs	166,028					
8	1440 Site Acquisition						
9	1450 Site Improvement						
10	1460 Dwelling Structures						
11	1465.1 Dwelling Equipment—Nonexpendable						
12	1470 Non-dwelling Structures						
13	1475 Non-dwelling Equipment						
14	1485 Demolition						
15	1492 Moving to Work Demonstration						
16	1495.1 Relocation Costs						
17	1499 Development Activities ⁴	1,487,598.28					

¹ To be completed for the Performance and Evaluation Report.
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
³ PHAs with under 250 units in management may use 100% of CFFP Grants for operations.
⁴ RHF funds shall be included here.

Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary

PHA Name: Housing Authority of Columbus, Georgia		Grant Type and Number Capital Fund Program (Grant No: 6A06P004501011) Replacement Housing Factor (Grant No: Date of CFP:		FY of Grant: 2011 FY of Grant Approval: 2011	
Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Performance and Evaluation Report for Period Ending: <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Original	Total Estimated Cost	Obligated	Total Actual Cost¹
			Revised²		Expended
18a	1501 Collateralization or Debt Service paid by the PIJA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment	398,019.72			
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant: (sum of lines 2 - 19)	2,557,384			
21	Amount of line 20 Related to I RP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
Signature of Executive Director: 		Date: 4/13/11		Signature of Public Housing Director: _____	
				Date: _____	

¹ To be completed for the Performance and Evaluation Report.

² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

³ PIJAs with under 250 units in management may use 100% of CFP (grants for operations).

⁴ RHP funds shall be included here.

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[illegible]

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PHA Name: Housing Authority of Columbus, Georgia

Federal FY of Grant: 2011

[illegible]

Form HUD-50075.1 (4/2008)

Part I: Summary

PHA Housing Authority of Columbus, GA 00004		Locality Columbus/Muscogee/Georgia		<input checked="" type="checkbox"/> Original 5-Year Plan	<input type="checkbox"/> Revision No:	
A.	Development Number and Name	Work Statement for Year 1 FFY 2011	Work Statement for Year 2 FFY 2012	Work Statement for Year 3 FFY 2013	Work Statement for Year 4 FFY 2014	Work Statement for Year 5 FFY 2015
B.	Physical Improvements Subtotal	891,202	1,391,202	1,391,202	1,391,202	1,391,202
C.	Management Improvements	250,000	250,000	250,000	250,000	250,000
D.	PHA-Wide Non-dwelling Structures and Equipment					
E.	Administration	255,738	255,738	255,738	255,738	255,738
F.	Other (1430 Cost & Fees)	262,424.28	262,424.28	262,424.28	262,424.28	262,424.28
G.	Operations					
H.	Demolition					
I.	Development 1499	500,000				
J.	Capital Fund Financing – Debt Service	398,019.72	398,019.72	398,019.72	398,019.72	398,019.72
K.	Total CFP Funds	2,557,384	2,557,384	2,557,384	2,557,384	2,557,384
L.	Total Non-CFP Funds					
M.	Grand Total				Work Items	Work Items

Work Statement for Year 2

Work Statement for Year 3

Statement for Year 1 FFY 2010		FFY 2012		FFY 2013	
Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost	Development Number/Name General Description of Major Work Categories	Quantity	Estimated Cost
886 GA 0004000607 Chase Replace kitchen cabinets, countertops, sinks, vent hoods, lighting, VCT, and paint kitchen. Build pavilion over mail boxes. Install energy efficiency windows in all apartments, relocate dumpster pad in 600 block, and install dryer connections in all apartments.	70 apartments	891,202	GA 0004000010 Farley Re-roof all buildings. GA 0004000007 Chase Replace kitchen cabinets, countertops, sinks, vent hoods, lighting, VCT, and paint kitchen.	40 Buildings at Farley 38 apartments at Chase	1,391,202
887 GA 0004000608 Canby Replace sewer line in front of site office to building 210.	1-80 foot long sewer.				
888 Subtotal of Estimated Cost	0		Subtotal of Estimated Cost	891,202	

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
Expires 4/30/2011

Work Statement for Year 4
FFY 2014

Work Statement for Year: 5

[illegible]

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
Expires 4/30/2001

form HUD-50075.2 (4/2008)

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
Expires 4/30/2011

ИПТМ HUD-50075.2 (4/2018)

Annual Statement Performance and Evaluation Report
American Recovery and Reinvestments Act
Capital Fund Formula Grant (ARRA)


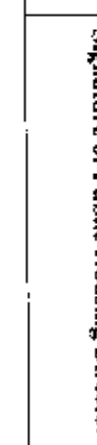
U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary		Grant Type and Number		FY of Grant: 2009	
PHA Name: Housing Authority of Columbus, Georgia		Capital Fund Program Grant No: CAA06SH0350109		FY of Grant Approval: 2009	
		Replacement Housing Factor Grant No:			
		Date of CFFP:			
<input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10		<input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 2) <input type="checkbox"/> Final Performance and Evaluation Report			
Summary by Development Account		(Original)	Total Estimated Cost Revised¹	Obligated	Total Actual Cost¹ Expended
1	Total non-CFFP Funds				
2	1406 Operations (may not exceed 20% of line 21) ²				
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)	446,267	446,267	446,267	314,395
5	1411 Audit				
6	1413 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	4,016,409	4,016,409	4,016,409	3,143,949
11	1463 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495 Relocation Costs				
17	1499 Development Activities	0	0		

¹ To be completed for the Performance and Evaluation Report.
² To be completed for the Performance and Evaluation Report of a Revised Annual Statement.
³ PHAs with under 250 units in management may use 100% of CFFP Grants for operations.
⁴ RLF funds shall be included here.

Annual Statement/Performance and Evaluation Report
American Recovery and Reinvestments Act
Capital Fund Formula Grant (ARRA)

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary		PIA Name: Housing Authority of Columbus, Georgia		Grant Type and Number Capital Fund Program Grant No. 43AR0500450109 Replacement Housing Voucher Grant No. Date of CFP:		FY of Grant: 2009 FY of Grant Approval: 2009	
<input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Revised Annual Statement (revision no: 2)				<input type="checkbox"/> Final Performance and Evaluation Report			
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10							
Type of Grant	Summary by Development Account	Total Estimated Cost	Revised¹	Obligated	Total Actual Cost²	Expended	
Line		Original					
18a	1501 Collateralization or Debt Service paid by the PHA						
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment						
19	1502 Contingency (may not exceed 8% of line 20)						
20	Amount of Annual Grant (sum of lines 2 - 19)	4,462,676	4,462,676	4,462,676	3,458,344		
21	Amount of line 20 Related to 1 BP Activities						
22	Amount of line 20 Related to Section 504 Activities						
23	Amount of line 20 Related to Security - Soft Costs						
24	Amount of line 20 Related to Security - Hard Costs						
25	Amount of line 20 Related to Energy Conservation Measures						
Signature of Executive Director		Date	Signature of Public Housing Director		Date		
		4/13/11					

¹ To be completed for the Performance and Evaluation Report.

² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

³ PHAs with under 250 units in management may use 100% of CFP limits for operations.

⁴ RHH funds shall be included here.

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Form HUD-50073.1 (4-2008)

Rivers Homes	Dwelling Structures	1460							
GA004000405									
GA004000405	Up-grade HVAC system.								
GA004000405	Install new hot water tanks								
GA004000405	Modify kitchen cabinets for 30 inch								
GA004000405	Replace sliding glass doors.								
	TOTAL RIVERS	1460							
EJ Knight	Dwelling Structures	1460							
GA00400416									
GA004000416	Exterior buildings envelop energy improvements to include insulation and energy efficient windows and facade up-grades		50 units	1,020,000	1,009,420	1,009,420	1,009,420	Complete	

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² To be completed for the Performance and Evaluation Report

U.S. Department of Housing and Urban Development
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Federal FFY of Grant: 2009

Reasons for Revised Target Dates

¹ Obligation and expenditure und dated can only be revised with HUD approval pursuant to Section 9 of the U.S. Housing Act of 1937, as amended.

Annual Statement Performance and Evaluation Report
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and
 Capital Fund Financing Program

(U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 OMB No. 2577-0226
 Expires 4/30/2011)

Part I: Summary		Grant Type and Number		FFY of Grant: 2010		
PIA Name: Housing Authority of Columbus, Georgia		Capital Fund Program Grant No: GAO06004501010 Replacement Housing Factor Grant No: Date of CFP:		FFY of Grant Approval: 2010		
Type of Grant: <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disaster/Emergency <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10 <input type="checkbox"/> Revised Annual Statement (revision no. 3) <input type="checkbox"/> Final Performance and Evaluation Report						
Line	Summary by Development Account	Original	Total Estimated Cost	Revised ²	Obligated	Total Actual Cost ¹
						Expended
1	Total non-CFP Funds					
2	1406 Operations (may not exceed 20% of line 21) ³					
3	1408 Management Improvements	250,000	250,000	750	750	
4	1410 Administration (may not exceed 10% of line 21)	255,308	255,308	255,308		
5	1411 Audit					
6	1415 Liquidated Damages					
7	1430 Fees and Costs	242,424.28	261,780.28	182,504	33,698	
8	1440 Site Acquisition					
9	1450 Site Improvement	887,000	848,300	11,375	11,375	
10	1460 Dwelling Structures	178,724	178,724	80,165	53,086	
11	1465 Dwelling Equipment - Nonexpendable	87,784	108,378	39,562	39,562	
12	1470 Non-dwelling Structures	216,694	216,694			
13	1475 Non-dwelling Equipment	18,000	17,024			
14	1485 Demolition					
15	1492 Moving to Work Demonstration					
16	1495 Relocation Costs	19,133	18,859	16,010	16,010	
17	1499 Development Activities					

¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
³ PFIAs with under 250 units in management may use 100% of CFP Grants for operations.
⁴ RIF funds shall be included here.

Annual Statement Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

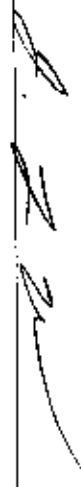
U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary

PHA Name: Housing Authority of Columbus, Georgia	Grant Type and Number Capital Fund Program Grant No. GAO6(PM4)S01010 Replacement Housing Factor Grant No: Date of CFFP:	FFY of Grant: 2010 FFY of Grant Approval: 2010
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Type of Grant ☐ Original Annual Statement ☐ Reserve for Disasters/Emergencies ☒ Revised Annual Statement (revision no: 3)

☒ Performance and Evaluation Report for Period Ending: 12-31-10 ☐ Final Performance and Evaluation Report

Line	Summary by Development Account	Total Estimated Cost	Revised?	Obligated	Total Actual Cost	Expended
18a	1501 € (collateralization or Debt Service paid by the PHA)					
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment	398,019.72	398,019.72			
19	1502 Contingency (only not exceed 5% of line 20)					
20	Amount of Annual Grant: (sum of lines 2 - 19)	2,553,087	2,553,086	585,674	154,481	
21	Amount of line 20 Related to LBP Activities					
22	Amount of line 20 Related to Section 504 Activities					
23	Amount of line 20 Related to Security - Soft Costs					
24	Amount of line 20 Related to Security - Hard Costs					
25	Amount of line 20 Related to Large Conservation Measures					
Signature of Executive Director		Date	Signature of Public Housing Director		Date	
		4/13/11				

1 To be completed for the Performance and Evaluation Report.
2 To be completed for the Performance and Evaluation Report or a Revised Annual Statement
3 PHAs with under 250 units in management may use 100% of CFFP Grants for operations
4 PHA funds shall be included here

Part II: Supporting Pages			Grant Type and Number		Federal FY of Grant: 2010			
PHA Name: Housing Authority of Columbus, Georgia			Capital Fund Program Grant No: GA006P004501010					
			CFEP (Yes/ No):					
			Replacement Housing Factor Grant No:					
Development Number Name/PIA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ¹	Funds Obligated ²	Funds Expended ³	
BTW GA004-0002	Managements Improvements Staff training, consultants	1408		250,000	250,000	750	750	
	Administration	1410						
	Admin. fee			255,308	255,308	255,308		
	Fees & Cost	1430						
	Architect & Engineer cost			60,000.28	79,276.28	80	80	Contract June 2011
	3 Mod Site Inspectors			182,424	182,504	182,424	33,618	
	Total			242,424.28	261,780.28	182,504	33,698	
	Site Improvements	1450						
GA004-0006 Wilson	Parking lot re-surfacing, fencing, lighting, landscaping, retaining walls, play ground equipment.			100,000	100,000	75	75	Out for Bid Sept 2011
GA004-0006 Wilson	Potable water line replacement	1450		150,000	150,000			Out for Bid Sept 2011
Canly GA004000408	Playground equipment, parking lot improvements, street speed tables, landscaping	1450		180,000	180,000			Out for Bid Sept 2011
Canly GA004000408	Potable water line replacement	1450		240,000	240,000			Out for Bid Sept 2011
Chase GA004000407	Fencing, parking lots resurfacing.	1450		65,000	65,000			Out for Bid Sept 2011

¹ To be completed for the Performance and Evaluation Report of a Revised Annual Statement.
² To be completed for the Performance and Evaluation Report

Annual Statement Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
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Part II: Supporting Pages		Grant Type and Number		Federal FFY of Grant: 2010				
PHA Name: Housing Authority of Columbus, Georgia		Capital Fund Program Grant No: GA06P004501010 CFP (Yes/ No): Replacement Housing Factor Grant No:						
Development Number Name/PIA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost	Total Actual Cost	Status of Work		
				Original	Revised ¹	Funds Obligated ²	Funds Expended ³	
Rivers GA004000411	Fencing, Parking lot re-surfacing	1450		50,000	50,000			Out for Bid Sept 2011
Farley GA004000410	Parking lot re-surfacing.	1450		50,000	0			
EJ Knight GA004000416	Privacy fence & electric gate.	1450		52,000	52,000			Out for Bid Sept 2011
W Williams GA004000405	Dumpster Screens	1450		0	11,300	11,300	11,300	Complete
	Total 1450			887,000	848,300	11,375	11,375	
EJ Knight GA004000416	Envelope modifications to building exterior to improve energy efficiency to include new exterior insulation and brick, energy efficiency windows, energy efficiency exterior doors.	1460	6 buildings	178,724	106,197	11,439	12,299	In Progress
Wilson GA004000406	Kitchen Modifications	1460		0	27,939	27,939	0	In Progress
Wilson GA004000406	Exterior Doors and Locks	1460		0	4,851	1,050	1,050	In Progress
Wilson GA004000406	Bathroom Modifications	1460		0	388	388	388	Complete
Nicholson Terrace GA004000412	Interior Doors and Locks	1460		0	1,933	1,933	1,933	Complete
Nicholson Terrace GA004000412	Exterior Building Modifications	1460		0	37,416	37,416	37,416	Complete
	Total 1460			178,724	178,724	80,165	53,086	

Rivers GA004000411	Cook ranges & Refrigerators	1465.1	124 ea	87,784	108,378	39,562	39,562	
Wilson GA004000406	Vehicle Sheds	1470	6 sites	180,000	180,000			
Amp Sites	Office signage	1470	7 sites	36,694	36,694			
All Amp Sites	Total 1470			216,694	216,694			
	MOD Inspector Vehicle	1475.7	1	18,000	17,024			
Wilson	Relocation Cost	1495.1		19,133	18,859	16,010	16,010	Complete
Ga.0004000406								
GA004000406 &	Debt Service	1501		398,019.72	398,019.72			
GA004000408								

¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

² To be completed for the Performance and Evaluation Report.

U.S. Department of Housing and Urban Development
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Expires 4/30/2011

Federal FY of Grants 2010

Federal FY of Grants 2010

[illegible]¹ Collection and expenditure and dated can only be revised with HUD approval pursuant to Section 9j of the U.S. Housing Act of 1937, as amended.

Annual Statement Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program


U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires: 4/30/2011

Part I: Summary					
PHA Name: Housing Authority of Columbus, Georgia		Grant Type and Number Capital Fund Program Grant No: UAD0700450109 Replacement Housing Factor Grant No: Date of CFIP:		FY of Grant: 2009 FY of Grant Approval: 2009	
Type of Grant: <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10 <input type="checkbox"/> Revised Annual Statement (revision no: 7) <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Original	Total Estimated Cost Revised ²	Obligated	Total Actual Cost ¹ Expended
1	Fund non-CFIP Funds				
2	1406 Operations (may not exceed 20% of line 21) ³				
3	1408 Management Improvements	250,000	250,000	136,585	134,767
4	1410 Administration (may not exceed 10% of line 21)	255,738	255,738	255,738	255,738
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	262,424.28	262,424.28	247,858	249,910
8	1440 Site Acquisition				
9	1450 Site Improvement	0	0		
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment- Nonexpendable	0	0		
12	1470 Non-dwelling Structures	0	0		
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495.1 Relocation Costs	0	0		
17	1499 Development Activities	1,391,202	1,391,202	1,195,045	1,195,045

¹ To be completed for the Performance and Evaluation Report
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
³ PHAs with under 250 units in management may use 100% of CFIP Grants for operations.
⁴ RHH: Funds shall be included here.

Annual Statement Performance and Evaluation Report
Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part 1: Summary		FEY of Grant: 2009		FEY of Grant Approval: 2009			
PHA Name: Housing Authority of Columbus, Georgia	Grant Type and Number: Capital Fund Program Grant No: CAA06P0450110 Replacement Housing Factor Grant No: Date of CFIP:						
<input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending 12-31-09		<input checked="" type="checkbox"/> Revised Annual Statement (revision no: 7) <input type="checkbox"/> Final Performance and Evaluation Report					
Type of Grant	<input type="checkbox"/> Reserve for Disaster/Emergencies <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending 12-31-09						
Line	Summary by Development Account	Original	Total Estimated Cost	Revised¹	Obligated	Total Actual Cost¹	Expended
18a	1501 Collateralization or Debt Service paid by the PHA						
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment	398,019.72	398,019.72		398,019.72	232,178	
19	1502 Contingency (may not exceed 8% of line 20)						
20	Amount of Annual Grant: (sum of lines 2 - 19)	2,557,384	2,557,384		2,233,246	2,067,639	
21	Amount of line 20 Related to JRP Activities						
22	Amount of line 20 Related to Section 504 Activities						
23	Amount of line 20 Related to Security - Soft Costs						
24	Amount of line 20 Related to Security - Hard Costs						
25	Amount of line 20 Related to Energy Conservation Measures						
Signature of Executive Director		Date	Signature of Public Housing Director				
		4/13/11					

¹ To be completed for the Performance and Evaluation Report.
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement
³ PHAs with under 250 units in management may use 100% of CFIP Grants for operations.
⁴ RHP funds shall be included here.

Annual Statement Performance and Evaluation Report
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development
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Part II: Supporting Pages				Grant Type and Number		Federal FFY of Grant: 2009		
PHA Name: Housing Authority of Columbus, Georgia				Capital Fund Program Grant No: GA004000407				
				CFRP (Yes/ No):				
				Replacement Housing Factor Grant No:				
Development Number Name:PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ¹	Funds Obligated ²	Funds Expended ³	
	Managements Improvements	1408		250,000	250,000	19,197	19,197	
	Staff Training							
	Consultants							
BIW GA004-0002	Total 1408			250,000	250,000	19,197	19,197	
	Administration	1410						
	Administration Fee			255,738	255,738	215,936	215,936	
	Fees & Cost	1430						
	Architect & Engineer cost			80,000.28	80,000.28			Contract April & May 2011
	3 Mod Site Inspectors			182,424	182,424			
	Total 1430			262,424.28	262,424.28			
	Site Improvements	1450						
GA004-0006 Wilson	Parking lot re-surfacing, fencing, lighting, landscaping, retaining walls, play ground equipment,			100,000	0			Moved to 1499
GA004-0006 Wilson	Portable water line replacement	1450		150,000	0			Moved to 1499
Canly GA004000408	Playground equipment, parking lot improvements, street speed tables, landscaping	1450		100,000	0			Moved to 1499
Canly GA004000408	Portable water line replacement	1450		250,000	0			Moved to 1499
Chase GA004000407	Fencing, parking lots resurfacing,	1450		55,699	0			Moved to 1499

¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement

² To be completed for the Performance and Evaluation Report

Annual Statement/Performance and Evaluation Report
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development
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Part II: Supporting Pages		Grant Type and Number		Federal FY of Grant: 2010				
PHA Name: Housing Authority of Columbus, Georgia		Capital Fund Program Grant No: GA06P004501010 (CFP (Yes/No): Replacement Housing Factor Grant No:						
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated ¹	Funds Expended ²	
Rivers GA004000411	Privacy fence & electric gate	1450		70,000	0			Moved to 1499
	Total 1450			725,699	0			
	Dwelling Equipment	1465.1						
Rivers GA004000411	Cook ranges & Refrigerators		24 ea.	17,784	0			Moved to 1499
	Total 1465			17,784	0			
	Non-Dwelling Equipment	1470						
Amp Sites	Vehicle Sheds		6 sites	180,000	0			Moved to 1499
All Amp Sites	Office signage.		7 sites	36,694	0			Moved to 1499
	Total 1470			216,694	0			
Wilson Ga.0004000406	Relocation Cost	1495.1		20,000	0			Moved to 1499
Baker Village PH II	Development Activities	1499		411,025	1,391,202			Under Contract
GA004000406 & GA004000408	Debt Service	1501		398,019.72	398,019.72			

¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement

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Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
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Expires 4/30/2011

Part I: Summary

PHA Name: Housing Authority of
Columbus, Georgia
Grant Type and Number
Capital Fund Program Grant No. 6A06P00450108
Replacement Housing Factor Grant No.
Date of CFFP:


FY of Grant: 2008
FY of Grant Approval:

Type of Grant		Original Annual Statement		Reserve for Disasters/Emergencies		Revised Annual Statement (revision no: 5)		Final Performance and Evaluation Report		Total Actual Cost ¹	
Performance and Evaluation Report for Period Ending: 12-31-10		Performance and Evaluation Report for Period Ending: 12-31-10		Performance and Evaluation Report for Period Ending: 12-31-10		Performance and Evaluation Report for Period Ending: 12-31-10		Performance and Evaluation Report for Period Ending: 12-31-10		Performance and Evaluation Report for Period Ending: 12-31-10	
Line	Summary by Development Account	Original	Total Estimated Cost	Revised ²	Obligated	Expended					
1	Total non-CFFP Funds										
2	1406 Operations (may not exceed 20% of line 21) ³	100,000	100,000	100,000	100,000	100,000		100,000		100,000	
3	1408 Management Improvements	12,263	13,345	13,345	13,345	13,345		13,345		13,345	
4	1410 Administration (may not exceed 10% of line 21)	250,515	250,515	250,515	250,515	250,515		250,515		250,515	
5	1411 Audit										
6	1415 Liquidated Damages										
7	1430 Fees and Costs	318,550	318,482	318,482	318,482	318,482		318,482		318,482	
8	1440 Site Acquisition										
9	1450 Site Improvement	383,766	391,059	391,059	391,059	391,059		391,059		391,059	
10	1460 Dwelling Structures	1,024,834	1,013,747	1,013,747	1,013,747	1,013,747		1,013,747		1,013,747	
11	1465.1 Dwelling Equipment—Nonexpendable	31,500	31,500	31,500	31,500	31,500		31,500		31,500	
12	1470 Non-dwelling Structures										
13	1475 Non-dwelling Equipment	16,938.28	16,938.28	16,938.28	16,938.28	16,938.28		16,938.28		16,938.28	
14	1485 Demolition										
15	1492 Moving to Work Demonstration										
16	1495.1 Replacement Costs	40,307	43,087	43,087	43,087	43,087		43,087		43,087	
17	1499 Development Activities	335,470	335,470	335,470	335,470	335,470		335,470		335,470	

To be completed for the Performance and Evaluation Report
To be completed for the Performance and Evaluation Report or a Revised Annual Statement
PHAs with under 250 units in management may use 100% of CFFP Grants for operations.
REF funds should be included here.

Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
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Expires 4/30/2011

Part I: Summary		PIA Name: Housing Authority of Columbus, Ga		Grant Type and Number Capital Fund Program Grant No. 6A06H0M5H108 Replacement Housing Factor Grant No. Date of CFEP:		FFY of Grant: 2008 FFY of Grant Approval:	
<input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10		<input type="checkbox"/> Reserve for Disaster/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 5) <input type="checkbox"/> Final Performance and Evaluation Report					
Type of Grant							
Line	Summary by Development Account	Original	Total Estimated Cost	Revised¹	Obligated	Total Actual Cost¹	Expended
18a	1501 Collateralization or Debt Service paid by the PIA						
18b	9000 Collateralization or Debt Service paid Via System of Direct Payment	398,019.72	398,019.72	398,019.72		398,019.72	
19	1502 Contingency (may not exceed 8% of line 20)						
20	Amount of Annual Grant (sum of lines 2 - 19)	2,912,163	2,912,163	2,912,163	2,912,163	2,888,169	
21	Amount of line 20 Related to LBP Activities						
22	Amount of line 20 Related to Section 504 Activities						
23	Amount of line 20 Related to Security - Soft Costs						
24	Amount of line 20 Related to Security - Hard Costs						
25	Amount of line 20 Related to Energy Conservation Measures						
Signature of Executive Director		Date		Signature of Public Housing Director		Date	
		4/13/11					

¹ To be completed for the Performance and Evaluation Report.
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
³ PIAs with under 250 units in management may use 100% of CFIP Grants for operations.
⁴ REH funds shall be included here

Annual Statement Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
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Part II: Supporting Pages									
PHA Name: Housing Authority of Columbus, Georgia			Grant Type and Number Capital Fund Program Grant No: CFA06P00450108 CFPP (Yes/ No): Replacement Housing Factor Grant No:			Federal FFY of Grant: 2008			
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
				Original	Revised	Funds Obligated ²	Funds Expended ²		
	Operations	1406		100,000	100,000	100,000	100,000		
	Management Improvements	1408							
PHA-Wide	Consulting Fees & Software			11,957	12,236	12,236	12,236	Complete	
	Training			306	1,109	1,109	1,109	Complete	
	Total 1408			12,263	13,345	13,345	13,345		
	Administration	1410							
	Administration Fee			250,515	250,515	250,515	250,515		
	Total 1410			250,515	250,515	250,515	250,515		
	Fees & Costs	1430		75,894					
PHA-Wide	Fees & Costs			75,533	75,533	75,533	75,533	Complete	
	MOD Inspectors (3)			242,656	242,949	242,949	242,949		
	Total 1430			318,550	318,482	318,482	318,482		
	Site Improvements	1450							
GA004000406 Wilson	Parking upgrades, fencing, lighting, landscaping, signage			364,316	371,508	371,508	356,043	In Progress	
GA004000408 Canby	Parking upgrades, fencing, lighting, landscaping, signage			2,100	2,100	2,100	2,100	Complete	
GA004000406 & GA004000408	Fencing, sidewalk repair, landscaping, signage			17,350	17,451	17,451	17,451	Complete	
	Total 1450			383,766	391,059	391,059	375,594		

¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
² To be completed for the Performance and Evaluation Report

Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
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OMB No. 2577-0226
Expires 4/30/2011

Part II: Supporting Pages		Grant Type and Number		Federal FFY of Grant: 2008				
PHA Name: Housing Authority of Columbus, Georgia		Capital Fund Program (Grant No: GA06PMM501) 08 (FFY Yes/ No): Replacement Housing Factor Grant No:						
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost	Total Actual Cost	Status of Work		
				Original	Revised ¹	Funds Obligated ²	Funds Expended ³	
	Dwelling Structures	1460						
GA004000406 Wilson 300 & 400 Block	Electrical Upgrade, new service @ \$4,000/unit		67 units	227,348	254,687	254,687	254,687	In Progress
GA004000406 Wilson 300 & 400 Block	Kitchen Upgrade, water, sanitary line repl @ \$5,000/unit		67 units	338,064	310,831	310,831	310,972	In Progress
GA004000406 Wilson 300 & 400 Block	Bathroom Upgrade, water & sanitary line repl @ \$4,705/unit		67 units	319,097	296,383	296,383	295,749	In Progress
GA004000406 Wilson 300 & 400 Block	Washer & Dryer Connections @ \$496/unit		67 units	34,977	39,183	39,183	39,183	In Progress
GA004000406 Wilson 300 & 400 Block	Paint apartments @ \$1,000/unit		67 units	84,591	81,908	81,908	81,908	In Progress
GA004000406 Wilson 300 & 400 Block	Clean & seal floor tile @ \$200/unit		67 units	18,723	20,825	20,825	20,825	In Progress
GA004000406 Wilson 300 & 400 Block	Roof & Ridge Vent		67 units	0	7,896	7,896	0	In Progress
	Total Wilson 1460			1,022,800	1,011,713	1,011,713	1,003,324	
	Dwelling Equipment	1465.1						
GA004000406 Wilson	Electric Range 30", Refrigerator @ \$800/unit		50 units	31,500	31,500	31,500	31,500	Complete

¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
² To be completed for the Performance and Evaluation Report.

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Federal FY of Grant: 2008

Capital Fund Program Grant No: C1A06PMA50108
 (Y/N) (Yes/No):

Replacement Housing Factor Grant No:

¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement
 To be completed for the Performance and Evaluation Report

U.S. Department of Housing and Urban Development
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Expires 4/30/2011

PHSA Name: Housing Authority of Columbus, Georgia

Federal FY of Grant: 2008

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Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program


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Part I: Summary		FINAL		FY of Grant: 2007	
PIHA Name: Housing Authority of Columbus, Georgia		Grant Type and Number Capital Fund Program Grant No. 6A06PH0450H07 Replacement Housing Factor Grant No. Date of CFP:		FY of Grant Approval:	
<input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10		<input checked="" type="checkbox"/> Revised Annual Statement (revision not 5) <input checked="" type="checkbox"/> Final Performance and Evaluation Report			
Type of Grant	Summary by Development Account	Original	Revised¹	Obligated	Expended
1	Local non-CFP funds				
2	1406 Operations (may not exceed 20% of line 21) ¹	100,000	100,000	100,000	100,000
3	1408 Management Improvements	5,976	5,976	5,976	5,976
4	1410 Administration (may not exceed 10% of line 21)	261,077	261,077	261,077	261,077
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	123,894	124,369	124,369	124,369
8	1440 Site Acquisition				
9	1450 Site Improvement	437,435	434,338	434,338	434,338
10	1460 Dwelling Structures	631,508	643,664	643,664	643,664
11	1465 Dwelling Equipment—Nonexpendable	38,250.28	38,250.28	38,250.28	38,250.28
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment	5,762	5,762	5,762	5,762
14	1485 Demolition	81,448	71,914	71,914	71,914
15	1492 Moving to Work Demonstration				
16	1495 Relocation Costs	32,357	32,357	32,357	32,357
17	1499 Development Activities ²	495,048	495,048	495,048	495,048
		Total Estimated Cost	Total Estimated Cost	Total Actual Cost	Total Actual Cost

¹ To be completed for the Performance and Evaluation Report.
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
³ PIHAs with under 250 units in management may use 100% of CFP Grants for operations.
⁴ KELL funds shall be included here.

Annual Statement Performance and Evaluation Report
Capital Fund Program Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary		FY of Grant: 2007	
PIA Name: Housing Authority of Columbus, Ga	Grant Type and Number: Capital Fund Program Grant No. (IA04100450107) Replacement Housing Factor Grant No. Date of CFP:	FY of Grant Approval:	
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10 <input checked="" type="checkbox"/> Revised Annual Statement (revision no: 5) <input checked="" type="checkbox"/> Final Performance and Evaluation Report			
Line	Summary by Development Account	Total Estimated Cost	Total Actual Cost
18a	1501 Collateralization or Debt Service paid by the PIA	Original	Revised
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment	398,019.72	398,019.72
19	1512 Contingency (may not exceed 8% of line 20)		
20	Amount of Annual Grant: (sum of lines 2 - 19)	2,610,775	2,610,775
21	Amount of line 20 Related to JRP Activities		
22	Amount of line 20 Related to Section 504 Activities		
23	Amount of line 20 Related to Security - Soft Costs		
24	Amount of line 20 Related to Security - Hard Costs		
25	Amount of line 20 Related to Energy Conservation Measures		
Signature of Executive Director		Date	Signature of Public Housing Director
		4/13/11	
			Date

1 To be completed for the Performance and Evaluation Report
2 To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
3 PIAs with under 250 units in management may use 100% of CFP Grants for operations.
4 RHF funds shall be included here.

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Capital Fund Program, Capital Fund Program Replacement Housing Factor and
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Part II: Supporting Pages									
PIIA Name: Housing Authority of Columbus, Georgia			Grant Type and Number (Capital Fund Program Grant No: GA06PPIA50107 CFIP (Yes/No): Replacement Housing Factor Grant No:			Federal FFY of Grant: 2007			
Development Number Name/PIIA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
	Operations	1406		Original	Revised ¹	Funds Obligated ²	Funds Expended ³		
	Management Improvements	1408		100,000	100,000	100,000	100,000		
	Consulting Fees & Software			670	670	670	670		
PIIA-Wide	Community Supportive Services			5,306	5,306	5,306	5,306		
	Total 1408			5,976	5,976	5,976	5,976		
	Administration	1410							
	CFP Inspectors (2)			48,866	48,866	48,866	48,866		
	Management Fee			212,211	212,211	212,211	212,211		
	Total 1410			261,077	261,077	261,077	261,077		
	Fees & Costs	1430							
PIIA-Wide	Fees & Costs			123,894	124,369	124,369	124,369	Complete	
	Site Improvements	1450							
GA004000405 Warren Williams	Dumpster Enclosures, Signage			43,190	43,190	43,190	43,190	Complete	
GA004000406 Wilson	Parking upgrades, fencing, lighting, landscaping, signage			101,428	99,431	99,431	99,431	Complete	
GA004000408 Canty	Parking upgrades, fencing, lighting, landscaping, signage			282,885	281,785	281,785	281,785	Complete	
GA004000410 Farley	Dumpster Enclosures, Signage			5,512	5,512	5,512	5,512	Complete	
GA004000416 EJ Knight	Signage			4,420	4,420	4,420	4,420	Complete	
	Total 1450			437,435	434,338	434,338	434,338		

¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

² To be completed for the Performance and Evaluation Report.

Annual Statement Performance and Evaluation Report
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Capital Fund Financing Program

U.S. Department of Housing and Urban Development
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Part II: Supporting Pages

PHA Name: Housing Authority of Columbus, Georgia			Grant Type and Number Capital Fund Program Grant No: C/A06PMM50107 CEFP (Yes/No): Replacement Housing Factor Grant No:		Federal FFY of Grant: 2007			
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated ²	Funds Expended ²	
	Dwelling Structures	1460						
GA004000406 Wilson	Electrical Upgrade, new service @ \$4,000/unit		68 units	145,687	146,026	146,026	146,026	Complete
GA004000406 Wilson	Kitchen Upgrade, water, sanitary line repl @ \$5,000/unit		68 units	165,530	169,233	169,233	169,233	Complete
GA004000406 Wilson	Bathroom Upgrade, water & sanitary line repl @ \$4,000		68 units	145,687	145,778	145,778	145,778	Complete
GA004000406 Wilson	Washer & Dryer Connections @ \$900/unit		68 units	58,279	62,476	62,476	62,476	Complete
GA004000406 Wilson	Paint apartments @ \$1,000/unit		68 units	39,813	42,240	42,240	42,240	Complete
GA004000406 Wilson	Clean & seal floor tile @ \$400/unit		68 units	19,426	20,825	20,825	20,825	Complete
	Exterior Door Locks		68 units	1,192	1,192	1,192	1,192	Complete
	Total 1460			575,614	587,770	587,770	587,770	
GA004000408 Cany	Exterior Bldg Modifications	1460		55,894	55,894	55,894	55,894	Complete
GA004000412 Nicholson Terrace	New apartment door hardware	1460		0	0	0	0	

¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement
² To be completed for the Performance and Evaluation Report

Part II: Supporting Pages

PHA Name: Housing Authority of Columbus, Georgia

Grant Type and Number
Capital Fund Program Grant No: GA00600450107

Federal FFY of Grant: 2007

CEIP (Yes/No):
Replacement Housing Factor (Grant No):

Development Number Name:PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
	Dwelling Equipment	1465.1		Original	Revised ¹	Funds Obligated ²	Funds Expended ³	
GA004000406 Wilson	Electric range, 30" Refrigerator		80 sets	38,250.28	38,250.28	38,250.28	38,250.28	Complete
PHA-WIDE	Computer Equipment	1475.1		5,762	5,762	5,762	5,762	Complete
GA004000406 Wilson	Demolition	1485	1 Bldg	35,429	25,755	25,755	25,755	Complete
GA004000408 Carty	Demolition		1 Bldg	46,019	46,159	46,159	46,159	Complete
	Total 1485			81,448	71,914	71,914	71,914	
GA004000406 Wilson	Relocation Cost	1495		32,357	32,357	32,357	32,357	Complete
	Development Activities	1499						
	Baker Village Mix Income Redevelopment			495,048	495,048	495,048	495,048	Complete
	1501 Debt Services	1501		398,019.72	398,019.72	398,019.72	398,019.72	

To be completed for the Performance and Evaluation Report or a Revised Annual Statement
To be completed for the Performance and Evaluation Report

U.S. Department of Housing and Urban Development
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PHA Name: Housing Authority of Columbus, Georgia

Development Number	All Fund Obligated	All Funds Expended
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Reasons for Revised Target Dates

[illegible]

Page 1

Annual Statement/Performance and Evaluation Report
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and
 Capital Fund Financing Program


U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
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Part I: Summary		Grant Type and Number		FY of Grant 2010	
PIA Name: Housing Authority of Columbus, Georgia		Capital Fund Program Grant No. Replacement Housing Factor Grant No. C406R004501111		FY of Grant Approval	
Type of Grant		Reserve for Disasters/Emergencies			
<input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10		<input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Final Performance and Evaluation Report			
Line	Summary by Development Account	Original	Revised ²	Obligated	Total Actual Cost ³ Expended
1	Total non-CIF Funds				
2	1416 Operations (may not exceed 20% of line 21) ⁴				
3	1418 Management Improvements				
4	1419 Administration (may not exceed 10% of line 21)				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures				
11	1465 1 Dwelling Equipment—None expendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495 1 Relocation Costs				
17	1499 Development Activities ¹	173,860	173,860	0	0

¹ To be completed for the Performance and Evaluation Report
² To be completed for the Performance and Evaluation Report of a Revised Annual Statement
³ PIAs with under 250 units in management may use 100% of CIP Grants for operations
⁴ RHH funds shall be included here

Annual Statement Performance and Evaluation Report
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
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 Expires 4/30/2011

Part I: Summary		FFY of Grant: 2010		FFY of Grant Approval:	
PHA Name: Housing Authority of Columbus, Ga		Grant Type and Number: Capital Fund Program Grant No: Replacement Housing Factor Grant No: 6A06R00450110 Date of CFP:			
Type of Grant: <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10 <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Original	Total Estimated Cost	Obligated	Expended
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of Line 20)				
20	Amount of Annual Grant: (sum of lines 2 - 19)	173,860	173,860	0	0
21	Amount of Line 20 Related to LBP Activities				
22	Amount of Line 20 Related to Section 504 Activities				
23	Amount of Line 20 Related to Security - Soft Costs				
24	Amount of Line 20 Related to Security - Hard Costs				
25	Amount of Line 20 Related to Energy Conservation Measures				
Signature of Executive Director 		Date 4/19/11		Signature of Public Housing Director 	
				Date 	

1 To be completed for the Performance and Evaluation Report.
 2 To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
 3 PHAs with under 250 units in management may use 100% of CFP Grants for operations.
 4 RHP funds shall be included here.

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¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

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Federal EYF of Grant: 2010

[illegible]

Form HUD-50075.1 (4/2008)

Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

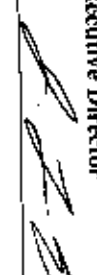
U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary		Grant Type and Number		FY of Grant: 2009	
PHA Name: Housing Authority of Columbus, Georgia		Capital Fund Program Grant No. Replacement Housing Factor Grant No. GAKR04A50109		FY of Grant Approval:	
Date of CERP					
<input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10		<input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Final Performance and Evaluation Report			
Summary by Development Account		Original	Total Estimated Cost	Obligated	Total Actual Cost ¹
1	Total non-CTP Funds				
2	1406 Operations (may not exceed 20% of line 21) ²				
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment- Nonseparable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving as Work Demolition				
16	1495.1 Relocation Costs				
17	1499 Development Activities ³	692,082	692,082	29,555	29,555

¹ To be completed for the Performance and Evaluation Report.
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
³ PHAs with under 250 units in management may use 100% of CTP Grants for operations.
 * RHP Funds shall be included here.

Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
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Part I: Summary		FFY of Grant: 2009	
PIA Name: Housing Authority of Columbus, Ga	Grant Type and Number: Capital Fund Program Grant No. Replacement Housing Factor Grant No: GA06R0450109	FFY of Grant Approval:	
Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disaster/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Final Performance and Evaluation Report			
Performance and Evaluation Report for Period Ending: 12-31-10			
Line	Summary by Development Account	Total Estimated Cost	Total Actual Cost
18a	1501 Collateralization or Debt Service paid by the PIA		
18ba	9006 Collateralization or Debt Service paid Via System of Direct Payment		
19	1502 Contingency (may not exceed 8% of line 20)		
20	Amount of Annual Grant: (Sum of lines 2 - 19)	692,082	29,555
21	Amount of line 20 Related to LBP Activities		
22	Amount of line 20 Related to Section 504 Activities		
23	Amount of line 20 Related to Security - Soft Costs		
24	Amount of line 20 Related to Security - Hard Costs		
25	Amount of line 20 Related to Energy Conservation Measures		
Signature of Executive Director		Date	Signature of Public Housing Director
		4/13/11	
			Date

1. To be completed for the Performance and Evaluation Report.
2. To be completed for the Performance and Evaluation Report of a Revised Annual Statement.
3. PIA's with under 250 units in management may use 100% of CJP Grants for operations.
4. RIF funds shall be included here.

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¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement

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Federal RHY of Grant; 2009

(b) Migration and expenditure and dated can only be revised with H.U. approval pursuant to Section 9 of the U.S. Housing Act of 1957, as amended.

Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
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Part I: Summary					
PHA Name: Housing Authority of Columbus, Georgia		Grant Type and Number Capital Fund Program Grant No. Replacement Housing Factor Grant No. G-066R00450108 Date of CFIP:		FFY of Grant: 2008 FFY of Grant Approval:	
<input type="checkbox"/> Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Revised Annual Statement (revision no:) <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10 <input checked="" type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Original	Total Estimated Cost Revised ¹	Obligated	Total Actual Cost ¹ Expended
1	Total non-CFP funds				
2	1406 Operations (total not exceed 20% of line 21) ²				
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvements				
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work (Demolition)				
16	1495.1 Relocation Costs				
17	1499 Development Activities ³	613,408	613,408	613,408	613,408

¹ To be completed for the Performance and Evaluation Report.
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

³ PHAs with under 250 units in management may use 100% of CFP grants for operations.

⁴ RIF funds shall be included here.

Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
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U.S. Department of Housing and Urban Development
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Expires 4/30/2011

Part I: Summary

PIA Name:
Housing Authority
of Columbus, Ga

Grant Type and Number:
Capital Fund Program Grant No.
Replacement Housing Factor Grant No. GA06R0151108
Date of CFFP:

FY of Grant: 2008
FY of Grant Approval:

Type of Grant

☐ Original Annual Statement

☐ Reserve for Disaster/Emergencies

☐ Revised Annual Statement (revision no:)

☒ Performance and Evaluation Report for Period Ending: 12-31-10

☒ Final Performance and Evaluation Report

Line	Summary by Development Account	Original	Total Estimated Cost	Revised ²	Obligated	Total Actual Cost ¹	Expended
18a	1501 Collateralization or Debt Service paid by the PIA						
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment						
19	1502 Contingency (may not exceed 8% of line 20)						
20	Amount of Annual Grant ³ (sum of lines 2 - 19)	613,408	613,408		613,408	613,408	
21	Amount of line 20 Related to LRP Activities						
22	Amount of line 20 Related to Section 814 Activities						
23	Amount of line 20 Related to Security - Soft Costs						
24	Amount of line 20 Related to Security - Hard Costs						
25	Amount of line 20 Related to Energy Conservation Measures						
Signature of Executive Director		Date		Signature of Public Housing Director		Date	

¹ To be completed for the Performance and Evaluation Report.

² To be completed for the Performance and Evaluation Report of a Revised Annual Statement.
³ PIAs with under 250 units in management may use 100% of CFFP Grants for operations.

⁴ RHHF funds shall be included here.

U.S. Department of Housing and Urban Development
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Federal FY of Grant: 2008

; (b) revision and expenditure and must can only be revised with FHFD approval pursuant to Section 9j of the U.S. Housing Act of 1937, as amended.

Annual Statement Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
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Expires 4/30/2011

Part II: Summary		PIHA Name: Housing Authority of Columbus, Georgia		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: 6416R00450210 Date of CFPP:		FY of Grant: 2010 FFY of Grant Approval:	
Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Performance and Evaluation Report for Period Ending 12-31-10		<input type="checkbox"/> Reserve for Disasters/ Emergencies <input type="checkbox"/> Retired Annual Statement (revision no:) <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Original	Total Estimated Cost	Revised ¹	Obligated	Total Actual Cost ¹	Expended
1	Total non-CFPP Funds						
2	1406 Operations (may not exceed 20% of line 21) ²						
3	1408 Management Improvements						
4	1410 Administration (may not exceed 10% of line 21)						
5	1411 Audit						
6	1413 Liquidated Damages						
7	1430 Fees and Costs						
8	1440 Site Acquisition						
9	1450 Site Improvement						
10	1460 Dwelling Structures						
11	1465.1 Dwelling Equipment—Nonexpendable						
12	1470 Non-dwelling Structures						
13	1475 Non-dwelling Equipment						
14	1485 Extension						
15	1492 Moving to Work Demonstration						
16	1495.1 Relocation Costs						
17	1499 Development Activities ³	533,425	533,425	0	0	0	0

To be completed for the Performance and Evaluation Report
To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
PIHAs with under 250 units in management may use 100% of CFPP Grants for operations.
PIIF funds shall be included here.

Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
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U.S. Department of Housing and Urban Development
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Part I: Summary		FFY of Grant: 2010	
PHA Name: Housing Authority of Columbus, Ga	Grant Type and Number: Capital Fund Program Grant No: Replacement Housing Factor Grant No: (CALHRA450210) Date of CFP:	FFY of Grant Approval:	
<input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10		<input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Final Performance and Evaluation Report	
Line	Summary by Development Account	Original	Revised ²
18a	1501 Collateralization or Debt Service paid by the PHA		
18b	9000 Collateralization or Debt Service paid Via System of Direct Payment		
19	1502 Contingency (may not exceed 8% of line 20)		
20	Amount of Annual Grant ¹ (sum of lines 2 - 19)	533,425	533,425
21	Amount of line 20 Related to LRP Activities		
22	Amount of line 20 Related to Section 504 Activities		
23	Amount of line 20 Related to Security - Soft Costs		
24	Amount of line 20 Related to Security - Hard Costs		
25	Amount of line 20 Related to Energy Conservation Measures		
Signature of Executive Director		Date	Signature of Public Housing Director
		4/13/11	
			Date

¹ To be completed for the Performance and Evaluation Report.
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
³ PHAs with under 250 units in management may use 100% of CFP Grants for operations.
⁴ RHH funds shall be included here.

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Office of Public and Indian Housing
QMB No. 2577-0226
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¹ To be completed for the Performance and Evaluation Report in a Revised Annual Statement

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Federal FY of Grant: 2010

¹ Obligation and expenditure and listed can only be revised with HUD approval pursuant to Section 9j of the U.S. Housing Act of 1937, as amended.

Annual Statement Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program


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Expires 4/30/2011

Part I: Summary		PIHA Name: Housing Authority of Columbus, Georgia		Grant Type and Number Capital Fund Program Grant No: Replacement Housing Factor Grant No: CAGM00M41010R Date of CFFP:		FFY of Grant 2009 FFY of Grant Approval 2010	
Type of Grant <input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10		<input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Original	Total Estimated Cost	Obligated	Total Actual Cost¹	Expended	
1	Total non-CFF funds	134,440	134,440				
2	1406 Operations (may not exceed 20% of line 21) ²						
3	1408 Management Improvements						
4	1410 Administration (may not exceed 10% of line 21)	134,440	134,440				
5	1411 Audit						
6	1415 Liquidated Damages						
7	1430 Fees and Costs	80,000	80,000	61,985			
8	1440 Site Acquisition						
9	1450 Site Improvement						
10	1460 Dwelling Structures	1,129,960	1,129,960				
11	1465 1 Dwelling Equipment - None spendable						
12	1470 Non-dwelling Structures						
13	1475 Non-dwelling Equipment						
14	1485 Demolition						
15	1492 Moving to Work Demonstration						
16	1495 1 Relocation Costs						
17	1499 Development Activities ³						

¹ To be completed for the Performance and Evaluation Report
² To be completed for the Performance and Evaluation Report on a Revised Annual Statement.
³ PIHAs with under 250 units in management may use 100% of CFF Grants for operations
⁴ RHH funds shall be included here

Annual Statement/Performance and Evaluation Report
 Capital Fund Program: Capital Fund Program Replacement Housing Factor and
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development
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Part E: Summary		FFY of Grant: 2009		FFY of Grant: Approval: 2010	
PHA Name: Housing Authority of Columbus, Ga		Grant Type and Number Capital Fund Program Grant No. Replacement Housing Factor Grant No: C-A00400041010K Date of CFIP:			
<input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10		<input type="checkbox"/> Reserve for Disasters/Emergencies <input type="checkbox"/> Revised Annual Statement (revision no:) <input type="checkbox"/> Final Performance and Evaluation Report			
Line	Summary by Development Account	Original	Total Estimated Cost	Revised ¹	Obligated
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9900 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant: (sum of lines 2 - 19)	1,344,400	1,344,400	61,985	
21	Amount of line 20 Related to LBP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
Signature of Executive Director		Date	Signature of Public Housing Director		
		4/13/11			
		Date			

¹ To be completed for the Performance and Evaluation Report.
² To be completed for the Performance and Evaluation Report of a Revised Annual Statement.
³ PHAs with under 250 units in management may use 100% of CFIP Grants for operations.
⁴ RIF funds shall be included here.

U.S. Department of Housing and Urban Development
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Federal FY of Grant: 2009

Federal FY of Grant: 2009

¹ Chitigamun and expenditure and direct can only be revised with HUD approval pursuant to Section 9j of the U.S. Housing Act of 1937, as amended.

Annual Statement Performance and Evaluation Report
 Capital Fund Program, Capital Fund Program Replacement Housing Factor and
 Capital Fund Financing Program


U.S. Department of Housing and Urban Development
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Part I: Summary		Grant Type and Number		FFY of Grant: 2009	
PIA Name: Housing Authority of Columbus, Georgia		Capital Fund Program Grant No. Replacement Housing Factor Grant No. CAA0400041610R Date of CLEP:		FFY of Grant Approval: 2010	
Type of Grant <input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending 12-31-10		<input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Revised Annual Statement (revision no. 1) <input type="checkbox"/> Final Performance and Evaluation Report			
Line	Summary by Development Account	Original	Revised ²	Obligated	Total Actual Cost ¹ Expended
1	Total non-CFP Funds	55,000	55,000		
2	1406 Operations (may not exceed 20% of line 21) ³				
3	1408 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)	55,000	55,000		
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs	39,000	28,600	28,600	21,120
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures	456,000	466,400		
11	1465 1 Dwelling Equipment—Nonexpendable				
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495 1 Relocation Costs				
17	1499 Development Activities ⁴				

¹ To be completed for the Performance and Evaluation Report
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
³ PIAs with under 250 units in management may use 100% of CFP Grants for operations.
⁴ PIAs with under 250 units in management may use 100% of CFP Grants for operations.
⁵ PIAs with under 250 units in management may use 100% of CFP Grants for operations.

Annual Statement Performance and Evaluation Report
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Part I: Summary		PIA Name: Housing Authority of Columbus, Ga		Grant Type and Number: Capital Fund Program Grant No. Replacement Housing Factor Grant No. 6A00400041610R Date of CFFP:		FY of Grant: 2009 FY of Grant Approval: 2010	
<input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Revised Annual Statement (revision no:)				<input type="checkbox"/> Final Performance and Evaluation Report			
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10							
Line	Summary by Development Account	Original	Total Estimated Cost	Revised¹	Obligated	Total Actual Cost¹	Expended
18a	1501 Collateralization or Debt Service paid by the PIA						
18ba	9100 Collateralization or Debt Service paid Via System of Direct Payment						
19	1502 Contingency (may not exceed 8% of line 20)						
20	Amount of Annual Grant (sum of lines 2 - 19)	550,000	550,000		28,600	21,120	
21	Amount of line 20 Related to LRP Activities						
22	Amount of line 20 Related to Section 504 Activities						
23	Amount of line 20 Related to Security - Soft Costs						
24	Amount of line 20 Related to Security - Hard Costs						
25	Amount of line 20 Related to Energy Conservation Measures						
Signature of Executive Director		Date		Signature of Public Housing Director		Date	
		4/13/11					

¹ To be completed for the Performance and Evaluation Report.
To be completed for the Performance and Evaluation Report or a Revised Annual Statement
PIAs with under 250 units in management may use 100% of CFFP funds for operations.
¹ RIF funds shall be included here.

Annual Statement Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
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Part II: Supporting Pages				Grant Type and Number		Federal FFY of Grant: 2009		
PHA Name: Housing Authority of Columbus, Georgia				Capital Fund Program Grant No: CHP (Yes/No): No		Replacement Housing Factor Grant No: GA00400041610R		
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised ¹	Funds Obligated ²	Funds Expended ³	
GA004000416	Administration related to moderate rehabilitation	1410	40 units	55,000	55,000			
GA004000416	Fees and costs related to moderate rehabilitation	1430	40 units	39,000	28,600	28,600	21,120	In Progress
GA004000416	Improvements creating energy efficient, green communities through moderate rehabilitation	1460	40 units	456,000	466,400			Out for Bid March 2011
GA004000416	Energy efficient windows	1460	40 units					
GA004000416	Energy efficient metal insulated doors and weather stripping	1460	40 units					
GA004000416	All new energy star lighting fixtures	1460	40 units					
GA004000416	R 20 cell foam attic insulation	1460	40 units					
GA004000416	Replace all water devices with green low flow water devices (1.28 GPF toilets, 1.75 showerheads, 1.0 GPM bath faucets, 1.5 GPM kitchen faucets)	1460	40 units					
GA004000416	Replace 1995 HVAC system with high efficient SEER 15/92 AFUE furnace.	1460	40 units					
GA004000416	Install high efficient tankless water heaters	1460	40 units					
Total 1460				456,000	466,400			

¹ To be completed for the Performance and Evaluation Report of a Revised Annual Statement

² To be completed for the Performance and Evaluation Report

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Expires 4/30/2011

* Obligation and expenditure can only be revised with HLT approval pursuant to Section 9j of the U.S. Housing Act of 1957, as amended.

Annual Statement Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program


U.S. Department of Housing and Urban Development
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Expires 4/30/2011

Part I: Summary		Grant Type and Number		FY of Grant: 2009	
PIHA Name: Housing Authority of Columbus, Georgia		Capital Fund Program Grant No. GA06FH0450109 Replacement Housing Factor Grant No. Date of CFP:		FY of Grant Approval:	
Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10		<input type="checkbox"/> Reserve for Disaster/Emergencies		<input checked="" type="checkbox"/> Revised Annual Statement (revision not 1)	
<input checked="" type="checkbox"/> Summary by Development Account		<input type="checkbox"/> Final Performance and Evaluation Report			
Line		Original	Revised ²	Obligated	Total Actual Cost ¹ Expended
1	Total non-CFP Funds	250,000	250,000		
2	1416 Operations (may not exceed 20% of line 21) ³				
3	1438 Management Improvements				
4	1410 Administration (may not exceed 10% of line 21)				
5	1441 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures				
11	1465 1 Dwelling Equipment—Nonexpendable	250,000	250,000		
12	1470 Non-dwelling Structures				
13	1475 Non-dwelling Equipment				
14	1485 Demolition				
15	1492 Moving to Work Demonstration				
16	1495 1 Relocation Costs				
17	1499 Development Activities ¹				

¹ To be completed for the Performance and Evaluation Report.
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
³ PIHAs with under 250 units in management may use 100% of CFP Grants for operations.
⁴ PIHAs shall be included here

Annual Statement/Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary		FFY of Grant: 2009		FFY of Grant Approval:	
PHA Name: Housing Authority of Columbus, Ga		Grant Type and Number Capital Fund Program Grant No: CAA061004S0109 Replacement Housing Factor Grant No: Date of CFIP:			
<input type="checkbox"/> Type of Grant <input checked="" type="checkbox"/> Original Annual Statement <input type="checkbox"/> Revised Annual Statement (revision no: 1)					
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10 <input type="checkbox"/> Final Performance and Evaluation Report					
Line	Summary by Development Account	Original	Total Estimated Cost	Obligated	Total Actual Cost
18a	1501 Collateralization or Debt Service paid by the PHA				
18ba	9000 Collateralization or Debt Service paid Via System of Direct Payment				
19	1502 Contingency (may not exceed 8% of line 20)				
20	Amount of Annual Grant: (sum of lines 2 - 19)	250,000	250,000		
21	Amount of line 20 Related to LHP Activities				
22	Amount of line 20 Related to Section 504 Activities				
23	Amount of line 20 Related to Security - Soft Costs				
24	Amount of line 20 Related to Security - Hard Costs				
25	Amount of line 20 Related to Energy Conservation Measures				
Signature of Executive Director 		Date 4/13/11		Signature of Public Housing Director 	
				Date 	

1 To be completed for the Performance and Evaluation Report.
 2 To be completed for the Performance and Evaluation Report of a Revised Annual Statement.
 3 PHAs with under 250 units in management may use 100% of CFIP funds for operations.
 4 RHF funds shall be included here.

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement.

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

PHA Name: Housing Authority of Columbus, Georgia

Federal FY of Grant: 2009

¹ Obligation and expenditure and debt can only be revised with HUD approval pursuant to Section 9j of the U.S. Housing Act of 1937, as amended.

**PHA Certifications of Compliance
with PHA Plans and Related
Regulations**

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

**PHA Certifications of Compliance with the PHA Plans and Related Regulations:
Board Resolution to Accompany the PHA 5-Year and Annual PHA Plan**

Acting on behalf of the Board of Commissioners of the Public Housing Agency (PHA) listed below, as its Chairman or other authorized PHA official if there is no Board of Commissioners, I approve the submission of the 5-Year and/or ☒ Annual PHA Plan for the PHA fiscal year beginning 7-01-11, hereinafter referred to as "the Plan", of which this document is a part and make the following certifications and agreements with the Department of Housing and Urban Development (HUD) in connection with the submission of the Plan and implementation thereof:

1. The Plan is consistent with the applicable comprehensive housing affordability strategy (or any plan incorporating such strategy) for the jurisdiction in which the PHA is located.
2. The Plan contains a certification by the appropriate State or local officials that the Plan is consistent with the applicable Consolidated Plan, which includes a certification that requires the preparation of an Analysis of Impediments to Fair Housing Choice, for the PHA's jurisdiction and a description of the manner in which the PHA Plan is consistent with the applicable Consolidated Plan.
3. The PHA certifies that there has been no change, significant or otherwise, to the Capital Fund Program (and Capital Fund Program/Replacement Housing Factor) Annual Statement(s), since submission of its last approved Annual Plan. The Capital Fund Program Annual Statement/Annual Statement/Performance and Evaluation Report must be submitted annually even if there is no change.
4. The PHA has established a Resident Advisory Board or Boards, the membership of which represents the residents assisted by the PHA, consulted with this Board or Boards in developing the Plan, and considered the recommendations of the Board or Boards (24 CFR 903.13). The PHA has included in the Plan submission a copy of the recommendations made by the Resident Advisory Board or Boards and a description of the manner in which the Plan addresses these recommendations.
5. The PHA made the proposed Plan and all information relevant to the public hearing available for public inspection at least 45 days before the hearing, published a notice that a hearing would be held and conducted a hearing to discuss the Plan and invited public comment.
6. The PHA certifies that it will carry out the Plan in conformity with Title VI of the Civil Rights Act of 1964, the Fair Housing Act, section 504 of the Rehabilitation Act of 1973, and title II of the Americans with Disabilities Act of 1990.
7. The PHA will affirmatively further fair housing by examining their programs or proposed programs, identify any impediments to fair housing choice within those programs, address those impediments in a reasonable fashion in view of the resources available and work with local jurisdictions to implement any of the jurisdiction's initiatives to affirmatively further fair housing that require the PHA's involvement and maintain records reflecting these analyses and actions.
8. For PHA Plan that includes a policy for site based waiting lists:
 - The PHA regularly submits required data to HUD's 50058 PIC/IMS Module in an accurate, complete and timely manner (as specified in PIH Notice 2006-24);
 - The system of site-based waiting lists provides for full disclosure to each applicant in the selection of the development in which to reside, including basic information about available sites; and an estimate of the period of time the applicant would likely have to wait to be admitted to units of different sizes and types at each site;
 - Adoption of site-based waiting list would not violate any court order or settlement agreement or be inconsistent with a pending complaint brought by HUD;
 - The PHA shall take reasonable measures to assure that such waiting list is consistent with affirmatively furthering fair housing;
 - The PHA provides for review of its site-based waiting list policy to determine if it is consistent with civil rights laws and certifications, as specified in 24 CFR part 903.7(c)(1).
9. The PHA will comply with the prohibitions against discrimination on the basis of age pursuant to the Age Discrimination Act of 1975.
10. The PHA will comply with the Architectural Barriers Act of 1968 and 24 CFR Part 41, Policies and Procedures for the Enforcement of Standards and Requirements for Accessibility by the Physically Handicapped.
11. The PHA will comply with the requirements of section 3 of the Housing and Urban Development Act of 1968, Employment Opportunities for Low- or Very-Low Income Persons, and with its implementing regulation at 24 CFR Part 135.
12. The PHA will comply with acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 and implementing regulations at 49 CFR Part 24 as applicable.

13. The PHA will take appropriate affirmative action to award contracts to minority and women's business enterprises under 24 CFR 5.105(a).
14. The PHA will provide the responsible entity or HUD any documentation that the responsible entity or HUD needs to carry out its review under the National Environmental Policy Act and other related authorities in accordance with 24 CFR Part 58 or Part 50, respectively.
15. With respect to public housing the PHA will comply with Davis-Bacon or HUD determined wage rate requirements under Section 12 of the United States Housing Act of 1937 and the Contract Work Hours and Safety Standards Act.
16. The PHA will keep records in accordance with 24 CFR 85.20 and facilitate an effective audit to determine compliance with program requirements.
17. The PHA will comply with the Lead-Based Paint Poisoning Prevention Act, the Residential Lead-Based Paint Hazard Reduction Act of 1992, and 24 CFR Part 35.
18. The PHA will comply with the policies, guidelines, and requirements of OMB Circular No. A-87 (Cost Principles for State, Local and Indian Tribal Governments), 2 CFR Part 225, and 24 CFR Part 85 (Administrative Requirements for Grants and Cooperative Agreements to State, Local and Federally Recognized Indian Tribal Governments).
19. The PHA will undertake only activities and programs covered by the Plan in a manner consistent with its Plan and will utilize covered grant funds only for activities that are approvable under the regulations and included in its Plan.
20. All attachments to the Plan have been and will continue to be available at all times and all locations that the PHA Plan is available for public inspection. All required supporting documents have been made available for public inspection along with the Plan and additional requirements at the primary business office of the PHA and at all other times and locations identified by the PHA in its PHA Plan and will continue to be made available at least at the primary business office of the PHA.
21. The PHA provides assurance as part of this certification that:
 - (i) The Resident Advisory Board had an opportunity to review and comment on the changes to the policies and programs before implementation by the PHA;
 - (ii) The changes were duly approved by the PHA Board of Directors (or similar governing body); and
 - (iii) The revised policies and programs are available for review and inspection, at the principal office of the PHA during normal business hours.
22. The PHA certifies that it is in compliance with all applicable Federal statutory and regulatory requirements.

Housing Authority of Columbus, Georgia

GA004

PHA Name

PHA Number/HA Code

5-Year PHA Plan for Fiscal Years 20__ - 20__

X Annual PHA Plan for Fiscal Years 20¹¹ - 20¹¹

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official

Larry Cardin

Title

Chairman

Signature

Larry Cardin

Date

4/13/11

Certification for a Drug-Free Workplace

U.S. Department of Housing
and Urban Development

Applicant Name

Housing Authority of Columbus, Georgia

Program/Activity Receiving Federal Grant Funding

Capital Fund Grant Program/Operating Fund Program

Acting on behalf of the above named Applicant as its Authorized Official, I make the following certifications and agreements to the Department of Housing and Urban Development (HUD) regarding the sites listed below:

I certify that the above named Applicant will or will continue to provide a drug-free workplace by:

a. Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the Applicant's workplace and specifying the actions that will be taken against employees for violation of such prohibition.

b. Establishing an on-going drug-free awareness program to inform employees ---

(1) The dangers of drug abuse in the workplace;

(2) The Applicant's policy of maintaining a drug-free workplace;

(3) Any available drug counseling, rehabilitation, and employee assistance programs; and

(4) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace.

c. Making it a requirement that each employee to be engaged in the performance of the grant be given a copy of the statement required by paragraph a.;

d. Notifying the employee in the statement required by paragraph a. that, as a condition of employment under the grant, the employee will ---

(1) Abide by the terms of the statement; and

(2) Notify the employer in writing of his or her conviction for a violation of a criminal drug statute occurring in the workplace no later than five calendar days after such conviction;

e. Notifying the agency in writing, within ten calendar days after receiving notice under subparagraph d.(2) from an employee or otherwise receiving actual notice of such conviction. Employers of convicted employees must provide notice, including position title, to every grant officer or other designee on whose grant activity the convicted employee was working, unless the Federal agency has designated a central point for the receipt of such notices. Notice shall include the identification number(s) of each affected grant;

f. Taking one of the following actions, within 30 calendar days of receiving notice under subparagraph d.(2), with respect to any employee who is so convicted ---

(1) Taking appropriate personnel action against such an employee, up to and including termination, consistent with the requirements of the Rehabilitation Act of 1973, as amended; or

(2) Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency;

g. Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs a. thru f.

2. **Sites for Work Performance.** The Applicant shall list (on separate pages) the site(s) for the performance of work done in connection with the HUD funding of the program/activity shown above. Place of Performance shall include the street address, city, county, State, and zip code. Identify each sheet with the Applicant name and address and the program/activity receiving grant funding.)

Check here ☐ if there are workplaces on file that are not identified on the attached sheets.

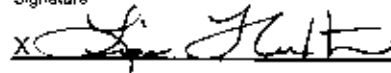
I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties.
(18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official

Lisa Thaxton

Signature



Title

Chief Financial Officer

Date

03-23-2011

Certification of Payments to Influence Federal Transactions

U.S. Department of Housing
and Urban Development
Office of Public and Indian Housing

Applicant Name

Housing Authority of Columbus, Georgia

Program/Activity Receiving Federal Grant Funding

Capital Fund grant Program/Operating Fund Program

The undersigned certifies, to the best of his or her knowledge and belief, that:

(1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.

(2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, Disclosure Form to Report Lobbying, in accordance with its instructions.

(3) The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate.

Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties.
(18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Officer

Lisa Thaxton

Title

Chief Financial Officer

Signature




Date (mm/dd/yyyy)

03-23-2011

DISCLOSURE OF LOBBYING ACTIVITIES

Complete this form to disclose lobbying activities pursuant to 31 U.S.C. 1352
(See reverse for public burden disclosure.)

Approved by OMB
0348-0046

1. Type of Federal Action: <input checked="" type="checkbox"/> a. contract <input type="checkbox"/> b. grant <input type="checkbox"/> c. cooperative agreement <input type="checkbox"/> d. loan <input type="checkbox"/> e. loan guarantee <input type="checkbox"/> f. loan insurance	2. Status of Federal Action: <input checked="" type="checkbox"/> a. bid/offer/application <input type="checkbox"/> b. initial award <input type="checkbox"/> c. post-award	3. Report Type: <input checked="" type="checkbox"/> a. initial filing <input type="checkbox"/> b. material change For Material Change Only: year _____ quarter _____ date of last report _____
4. Name and Address of Reporting Entity: <input checked="" type="checkbox"/> Prime <input type="checkbox"/> Subawardee Tier _____, if known: Congressional District, if known: 4c	5. If Reporting Entity in No. 4 is a Subawardee, Enter Name and Address of Prime: Housing Authority of Columbus, Georgia P.O. Box 630 Columbus, GA 31902-0630 Congressional District, if known:	
6. Federal Department/Agency: HUD	7. Federal Program Name/Description: CFDA Number, if applicable: 14.872	
8. Federal Action Number, if known: UNK	9. Award Amount, if known: \$ UNK	
10. a. Name and Address of Lobbying Registrant (if individual, last name, first name, MI): N/A	b. Individuals Performing Services (including address if different from No. 10a) (last name, first name, MI):	
11. Information requested through this form is authorized by 31 U.S.C. section 1352. This disclosure of lobbying activities is a material representation of fact upon which reliance was placed by the tier above when this transaction was made or entered into. This disclosure is required pursuant to 31 U.S.C. 1352. This information will be available for public inspection. Any person who fails to file the required disclosure shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.	Signature:  Print Name: Lisa Thaxton Title: Chief Financial Officer Telephone No.: 706-571-2800 Date: 03-23-11	
Federal Use Only:		Authorized for Local Reproduction Standard Form LLL (Rev. 7-97)



March 23, 2011

To Whom It May Concern:

The Resident Advisory Board (RAB) met at the 2011 Columbus RAB Meeting on February 9, 2011 at 3:30 PM in the Housing Authority of Columbus' Board Room located on 1006 Wynnton Road. There were 14 people present including 7 residents at the meeting.

At the RAB Meeting, there were no comments received from the residents by the Housing Authority of the Columbus, GA. There were no challenged elements.



Fred Hunt
Chief Operating Officer



Annual Statement Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program


U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part I: Summary		PHA Name: Housing Authority of Columbus, Georgia		Grant Type and Number Capital Fund Program Grant No. GA004 CFFP Fannie Mae Loan No. 920 Replacement Housing Factor Grant No. Date of CFFP:		FY of Grant: FY of Grant Approval:	
<input type="checkbox"/> Original Annual Statement <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10				<input type="checkbox"/> Revised Annual Statement (revision no:) <input checked="" type="checkbox"/> Final Performance and Evaluation Report			
Type of Grant		Reserve for Disaster/Emergencies					
<input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10							
Line	Summary by Development Account	Original	Total Estimated Cost	Revised	Obligated	Total Actual Cost	Expended
1	Total non-CFFP Funds						
2	1406 Operations (may not exceed 21% of line 21) ³						
3	1408 Management Improvements						
4	1410 Administration (may not exceed 10% of line 21)						
5	1411 Audit						
6	1415 Liquidated Damages						
7	1430 Fees and Costs	90,565	90,565	90,565	90,565	90,565	90,565
8	1440 Site Acquisition						
9	1450 Site Improvement						
10	1460 Dwelling Structures	4,641,308	4,641,308	4,641,308	4,641,308	4,641,308	4,641,308
11	1465.1 Dwelling Equipment—Nonexpendable						
12	1470 Non-dwelling Structures						
13	1475 Non-dwelling Equipment						
14	1485 Demolition						
15	1492 Moving to Work Demonstration						
16	1495.1 Relocation Costs						
17	1499 Development Activities						

³ To be completed for the Performance and Evaluation Report.
⁴ To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
⁵ PHAs with under 250 units in management may use 100% of CFFP Grants for operations.
⁶ RLF funds shall be included here.

Annual Statement/Performance and Evaluation Report
 Capital Fund Program: Capital Fund Program Replacement Housing Factor and
 Capital Fund Financing Program

U.S. Department of Housing and Urban Development
 Office of Public and Indian Housing
 OMB No. 2577-0226
 Expires 4/30/2011

Part I: Summary		FFY of Grant: 2008	
PHA Name: Housing Authority of Columbus, GA	Grant Type and Number: Capital Fund Program Grant No. GAD690HSH408 Replacement Housing Factor Grant No. Base of CFFP:	FFY of Grant Approval:	
Type of Grant: <input type="checkbox"/> Original Annual Statement <input type="checkbox"/> Reserve for Disasters/Emergencies <input checked="" type="checkbox"/> Performance and Evaluation Report for Period Ending: 12-31-10			
Revised Annual Statement (revision no:)		<input checked="" type="checkbox"/> Final Performance and Evaluation Report	
Line	Summary by Development Account	Total Estimated Cost	Total Actual Cost
		Original	Revised²
18a	1501 Collateralization or Debt Service paid by the PHA	470,214	470,214
18ba	9400 Collateralization or Debt Service paid Via System of Direct Payment		
19	1502 Contingency (may not exceed 8% of line 20)	0	0
20	Amount of Annual Grant: (sum of lines 2 - 19)	5,202,087	5,202,087
21	Amount of line 20 Related to LBP Activities		
22	Amount of line 20 Related to Section 504 Activities		
23	Amount of line 20 Related to Security - Soft Costs		
24	Amount of line 20 Related to Security - Hard Costs		
25	Amount of line 20 Related to Energy Conservation Measures		
Signature of Executive Director		Date	Signature of Public Housing Director
		04/14/2011	
			Date

¹ To be completed for the Performance and Evaluation Report.
² To be completed for the Performance and Evaluation Report or a Revised Annual Statement.
³ PHAs with under 250 units in management may use 100% of CFFP Grants for operations.
⁴ REIT Funds shall be included here.

Annual Statement Performance and Evaluation Report
Capital Fund Program, Capital Fund Program Replacement Housing Factor and
Capital Fund Financing Program

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

Part II: Supporting Pages							Federal FFY of Grant:		
PHA Name: Housing Authority of Columbus, Georgia			Grant Type and Number Capital Fund Program Grant No: GA004 CFPP Family Mac Loan No: 920 CFPP (Yes/ No): Yes Replacement Housing Factor Grant No:						
Development Number Name/PHA-Wide Activities	General Description of Major Work Categories	Development Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work	
				Original	Revised ¹	Funds Obligated ²	Funds Expended ³		
PHA-WIDE	Costs of Loan Issuance	1430		90,565	90,565	90,565	90,565		
	Dwelling Structures	1460							
GA406 Wilson Homes	Change exterior facade of buildings: New porches, columns, shutters, decorative engineered siding, roof dormers, exterior doors, etc.		250	2,043,749	2,043,749	2,043,749	2,043,749	Complete	
GA408 Canty Homes	Change exterior facade of buildings: New porches, columns, shutters, decorative engineered siding, roof dormers, exterior doors, etc.		123	1,719,468	1,719,468	1,719,468	1,719,468	Complete	
GA409 Canty Addition	Change exterior facade of buildings: New porches, columns, shutters, decorative engineered siding, roof dormers, exterior doors, etc.		88	878,091	878,091	878,091	878,091	Complete	
	Total 1460			4,641,308	4,641,308	4,641,308	4,641,308		
PHA-WIDE	Debt Service Reserve	1501		398,020	398,020	398,020	398,020		
PHA-WIDE	Capitalized Interest	1501		72,194	72,194	72,194	72,194		
	Total 1501			470,214	470,214	470,214	470,214		
PHA-WIDE	Contingency	1502		60,111	0	0	0		

¹ To be completed for the Performance and Evaluation Report or a Revised Annual Statement

² To be completed for the Performance and Evaluation Report.

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing
OMB No. 2577-0226
Expires 4/30/2011

(b) Information and expenditure and data can only be revised with HUD approval pursuant to Section 91 of the U.S. Housing Act of 1937, as amended.